

FACTSHEET

TITLE: ORDINANCE PROPOSED TO ASSIGN

SPONSOR: Planning Department

SPECIAL ADDRESS, requested by Mark Hunzeker on behalf of One Vista, L.L.C. (Talent Plus) to assign the address of ***"One Talent Plus Way"*** to the Talent Plus building generally located at 65th Street and Pioneers Boulevard under Use Permit No. 106A.

STAFF RECOMMENDATION: Denial.

FINDINGS OF FACT:

1. This is a request to assign the special address of ***"One Talent Plus Way"*** to the Talent Plus building generally located at 65th Street and Pioneers Boulevard.
2. This request does not name a street. It is a request to have the City Council assign a special address to a building; however, no official street sign will be located along Pioneers Boulevard because access to the building is only a driveway (not a private roadway). The owner proposes a sign on the property that will identify the building's special address. Even if the driveway was granted a waiver and declared a private roadway, the building's address would be based on the number of blocks south of "O" Street and east of 1st Street.
3. The Street Name Committee has reviewed this request and recommends denial. The Committee believes that labeling of a particular building or complex as a valid address is not in accordance with the current addressing system and would set a precedent that should not be started. The addressing system for Lincoln and Lancaster County (§ 14.24.020 of the Lincoln Municipal Code) is based on the number of blocks north and south of "O" Street and east and west of 1st Street. This is a uniform system and informs the public of the location of the building in relationship to the rest of the community. The current system takes into consideration emergency services and assistance to the general public in locating buildings. It would appear to be counter-productive to start creating addresses that do not follow the current system. The City's official Street Name Directory will not be able to assist in locating this building because there will be no street to reference.
4. The Street Name Committee consists of: Public Works & Utilities, Building & Safety, 911 Communications, Police, U.S. Post Office, County Sheriff, County Engineer, Alltel, Fire and Planning.

FACTSHEET PREPARED BY: Jean L. Walker

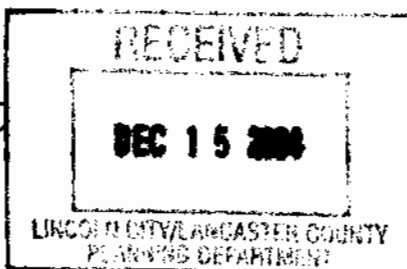
DATE: January 3, 2005

REVIEWED BY: _____

DATE: January 3, 2005

REFERENCE NUMBER: FS\CC\2005\UP.106A.Special Address for Building

Pierson|Fitchett
LAW FIRM



1045 Lincoln Mall
Suite 200
P.O. Box 95109
Lincoln, NE 68509
(402) 476-7621
fax (402) 476-7465
www.pierston-law.com

Thomas J. Fitchett
Mark A. Hunzeker
William G. Blake
Peter W. Katt
William C. Nelson
David P. Thompson
Patrick D. Timmer
Randy R. Ewing
Shanna L. Cole
Jason L. Scott

Gary L. Aksamit
of Counsel

December 15, 2004

Ray Hill
Lincoln City / Lancaster County Planning Department
555 S. 10th Street, Rm 213
Lincoln, NE 68508

Re: Use Permit No. 106 / 106A
Talent +

Dear Ray:

Pursuant to your email dated December 10, 2004, on behalf of One Vista, LLC, the owner of the office building approved pursuant to Use Permit 106 / 106A, we hereby request that the building be formally assigned a street address of "One Talent + Way".

The legal description of the property, as set forth in the Use Permit Resolution, is: Lot 79 I.T. and the remaining portion of Lot 80 I.T., located in the Southeast Quarter of Section 4, Township 9 North, Range 6 East of the 6th P.M., Lancaster County, Nebraska.

We make this request pursuant to Lincoln Municipal Code Section 14.24.010 which reserves to the City Council the power to assign building addresses other than the manner set forth in the balance of Chapter 14.24.

It is our understanding that this matter will be referred to the street naming committee prior to being placed on the City Council Agenda. Please let me know as soon as possible when we may expect this matter to be dealt with by both the street naming committee and the City Council.

Thank you very much for your cooperation in this matter.

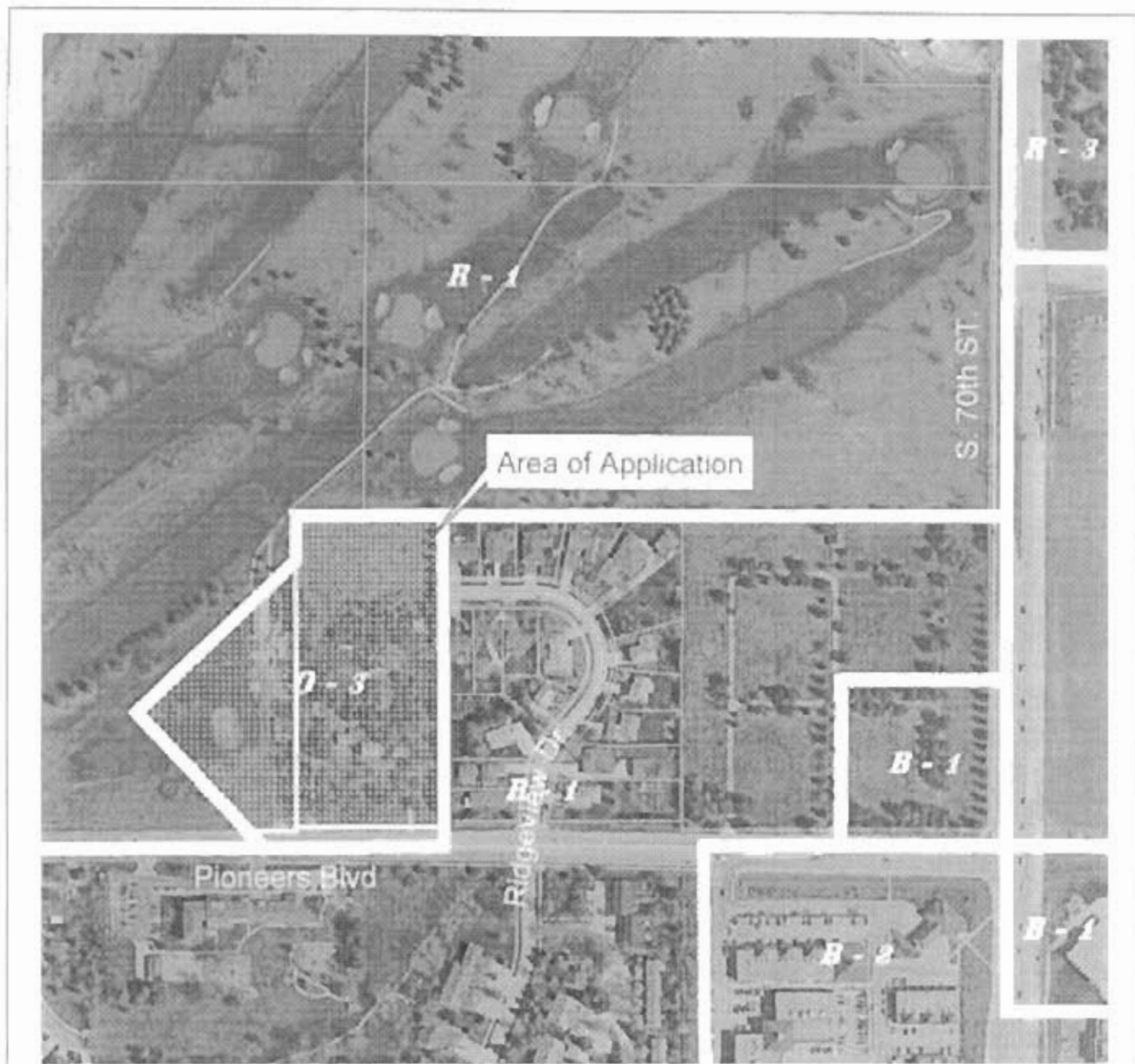
Sincerely,

A handwritten signature in black ink, appearing to read "Mark A. Hunzeker". The signature is fluid and cursive, with a large, stylized "H".

Mark A. Hunzeker
For the Firm

MAH:la

(G:\WPData\MAH\Talent+ 476.097\Hill 12-10-4.ltr.wpd)



2002 aerial

Use Permit #106A S. 70th & Pioneers Blvd.

Zoning:

R-1 to R-4	Residential District
A-1	Agricultural District
A-2	Agricultural Residential District
R-1	Residential Single-Family District
R-2	Residential Single-Family District
R-3	Residential Single-Family District
R-4	Residential Single-Family District
D-1	Office District
D-2	Office District
D-3	Office District
D-4	Office District
D-5	Office District
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One Square Mile
Sec. 4 T9N R7E



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LANDSCAPE ARCHITECTURE

LANDSCAPE ARCHITECTURE

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